



C:\Apr_5_2005

CASE NO: Z2005058 C

Staff and Zoning Commission Recommendation - City Council

Zoning Commission continuance from April 5, 2005 for a Conditional Use

Date: May 12, 2005

Zoning Commission Meeting Date: April 19, 2005

Council District: 3

Ferguson Map: 682 D3

Appeal: No

Applicant:

Alberto M. Colorado

Owner:

Alberto M. Colorado

Zoning Request: From C-1 Commercial District to C-1 C Commercial District with a Conditional Use for a Auto State Vehicle Inspection Station.

East 225 feet of Lot 248, Block 25, NCB 11124

Property Location: 545 Moursund Boulevard

Westside of Moursund Boulevard, north of East Villaret Boulevard

Proposal: Auto State Vehicle Inspection Station

Neighborhood Association: Kingborough Ridge Neighborhood Association (within 200 feet)

Neighborhood Plan: None

TIA Statement: A Traffic Impact Analysis is not required.

Staff Recommendation:

Approval.

The subject property has an existing vacant commercial building and located on Moursund Boulevard a major thoroughfare. The subject property is adjacent to R-6 Residential Single-Family District to the south, north, west and across Moursund Boulevard to the east. Considering the close proximity of the adjacent residences, the following conditions are recommended: 1. No outdoor storage 2. No display of goods 3. No auto and light truck repair shall be permitted.

Zoning Commission Recommendation:

Approval with the following conditions: 1. No outdoor storage 2. No display of goods 3. No auto and light truck repair shall be permitted.

CASE MANAGER : Pedro Vega 207-7980

VOTE

FOR	10
AGAINST	0
ABSTAIN	0
RECUSAL	0

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ZONING CASE NO. Z2005058 – April 5, 2005

Applicant: Alberto M. Colorado

Zoning Request: "C-1" Commercial District to "C-2" Commercial District.

Monica Villapando, 610 Bobsal, representing the owner, stated the purpose of this request is to allow a state inspection facility on the subject property.

Staff stated there were 12 notices mailed out to the surrounding property owners, 0 returned in opposition and 1 returned in favor and no response from Kingborough Ridge Neighborhood Association (within 200 feet).

Everyone present, for and against having been heard and the results of the written notices having been received, the Chairman declared the public hearing closed.

COMMISSION ACTION

The motion was made by Commissioner Dutmer and seconded by Commissioner Avila to recommend approval of "C-1" C for a state vehicle inspection facility with the condition that there be no outdoor storage, display of goods or auto and light truck repair shall be permitted.

1. Property is located on the east 225 feet of Lot 248, Block 25, NCB 11124 at 545 Moursund Boulevard.
2. There were 12 notices mailed, 0 returned in opposition and 1 in favor.
3. Staff recommends denial of "C-2" and approval of "C-1".

AYES: Martinez, Kissling, Dutmer, Dixon, Sherrill, McAden, Avila, Stribling, Peel
NAYS: None

THE MOTION CARRIED

ZONING CASE NO. Z2005058 C – April 19, 2005

Applicant: Albert M. Colorado

Zoning Request: "C-1" Commercial District to "C-1" C Commercial District with a Conditional Use for a Auto Sales Vehicles Inspection Station.

Monica Villapando, 610 Bobsal, representing the applicant, stated the purpose of this request is to allow for a auto stat inspection facility on the subject property. She stated they are in agreement with no auto storage on site.

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Staff stated there were 12 notices mailed out to the surrounding property owners, 0 returned in opposition and 1 returned in favor.

Everyone present, for and against having been heard and the results of the written notices having been received, the Chairman declared the public hearing closed.

COMMISSION ACTION

The motion was made by Commissioner Dutmer and seconded by Commissioner McAden to recommend approval.

1. Property is located on east 225 feet of Lot 248, Block 25, NCB 11124 at 545 Moursund Boulevard.
2. There were 12 notices mailed, 0 returned in opposition and 1 in favor.
3. Staff recommends approval.

**AYES: Martinez, Robbins, Kissling, Dutmer, Dixon, Sherrill, McAden, Avila,
Stribling, Peel**

NAYS: None

THE MOTION CARRIED

RESULTS OF NOTICE FOR COUNCIL HEARING

To be provided at Council hearing.